

WEST LAFAYETTE DEPARTMENT OF DEVELOPMENT

COMMUNITY DEVELOPMENT BLOCK GRANT &

RENTAL CERTIFICATION

MONTHLY REPORTS

NOVEMBER 2010

DEPARTMENT OF DEVELOPMENT

MONTHLY REPORT

November 2010

CDBG

In November, the city received a letter from HUD containing official language that West Lafayette had no findings with its CAPER, which was submitted to HUD in September.

Also in November, Chandler Poole and Dale Dixon visited the city's HUD representative at the Indianapolis HUD office to discuss procedures pertaining to activities in the annual action plan and the monitoring of sub-recipients.

Monthly Report For November 2010, Round 21

RENTAL HOUSING INSPECTION

INITIAL INSPECTIONS		Monthly	Cumulative Total
Number of Properties by Category			
Category 1	Single Family	34	174
Category 2	Temporary Rental	3	14
Category 3	Multifamily	4	7
Category 4	Converted	18	43
Category 5	Condos Low Density	2	9
Category 6	Condos High Density	0	0
Category 7	Condos High Density	0	1
Total Number of Properties:		61	248
Total Number of Structures		66	203
Total Number of Units		132	313
Total Number of Units with Violations		8	33
Total Number of Units with NO Violations		124	280
Total Number of Violations		19	120
RE-INSPECTIONS		9	43
APPEALS			
Number of Appeals Requested		0	0
CERTIFICATIONS			
Number of Properties by Category			
Category 1	Single Family	59	176
Category 2	Temporary Rental	4	11
Category 3	Multifamily	2	7
Category 4	Converted	11	24
Category 5	Condos Low Density	2	8
Category 6	Condos High Density	0	0
Category 7	Condos High Density	0	2
Total Number of Properties:		78	228
FEES COLLECTED		\$14,478	\$46,794
LEGAL ACTION			
Number Referred		0	0
Number Resolved		0	0
Liens Filed		0	0
Liens Released		0	0
New Single Family Rentals (Since August 2010)		2	19
COMPLAINTS			
Tenant		1	8
Other		0	0

Violations by Type

Round: 21 November 2010

<u>Number of Units Inspected:</u>	132	
<u>Interior Violations</u>		<u>Cumulative Totals (since 01-01-10)</u>
Electrical	4	62
Plumbing	5	27
HVAC	0	2
Fire Protection Systems	6	58
Egress	0	1
Fire Stop Penetrations	0	2
Improper Use of Space	0	1
Interior Handrails	0	1
Stairs (Interior)	0	4
Windows & Doors	1	27
Interior Paint	0	2
Unsanitary Conditions	0	17
Other (Interior)	2	54
Subtotal Interior Violations:	18	258
<u>Exterior Violations</u>		
Masonry	0	1
Roof	0	11
Gutters & Downspouts	0	3
Siding & Trim	1	11
Stairs (Exterior)	0	2
Balconies	0	2
Ext. Handrails & Guardrails	0	2
Exterior Concrete	0	6
Exterior Paint	0	10
Structural	0	1
Other (Exterior)	0	21
Subtotal Exterior Violations:	1	70
Total Number of Violations:	19	328